Appendix 2: Concept Plan

N

NORTH ROAD

PRIVATE ROAD

LOT 2
DP 13622

PT LOT 8
DP 1781

LOT 1
DP 11028

LOT 1
DP 10982

LOT 1
DP 3422

LOT 1
DP 12624

LOT 2
DP 373084

EXISTING DRAIN CUTTING THROUGH THE SITE (TO REMAIN).

3m

3m BUILDING SETBACK AND
PLANTING BUFFER ON BOUNDARY

7m BUILDING SETBACK FROM EXISTING DRAIN,
TO ALLOW FOR 1:2 GRADE FROM PROPOSED
SITE BUILDUP LEVEL AND PLANTING BUFFER

7m

10m

10m GRASSED SETBACK

PROPOSED MAIN INTERSECTION ACCESS

PROPOSED TURNING BAY ON SH6
AS RECOMMENDED IN TRANSPORT
ASSESSMENT REPORT

EXISTING ACCESS
TO BE CLOSED

STORMWATER
MANAGEMENT AREA

13m BUILDING SETBACK, WHICH INCLUDES A
5m WIDE PLANTING BUFFER ON BOUNDARY

13m

5m

13m BUILDING SETBACK, WHICH INCLUDES A
5m WIDE PLANTING BUFFER ON BOUNDARY

5m

13m

10m

SOUTHERN ACCESS - EXIT
ONLY / LEFT TURNS ONLY

PHYSICAL MEASURE TO PREVENT
RIGHT TURN OUT MOVEMENTS

0 20 40 Metres

CONCEPT

CLIENT: TULLOCH GROUP LIMITED	PROJECT: 805, 815 & 819 NORTH ROAD, INVERCARGILL		SHEET TITLE: NORTH ROAD CONCEPT PLAN

REV	REVISION DETAILS	DATE
A	CONCEPT PLAN - FOR DISCUSSION	17/06/2024
B	LANDSCAPING UPDATES AND DISPLAY CHANGES	02/04/2025
C	LANDSCAPING UPDATES AND DRAIN AT NORTHEAST CORNER	14/05/2025
D	REMOVE EXISTING BUILDING AND ANNOTATION UPDATES	28/05/2025
E	UPDATED INTERNAL ROAD LAYOUT	18/09/2025

SURVEYED:	EMY	09/08/2023	
DESIGNED:			
DRAWN:	SHG	18/09/2025	
DRAWING CHECK:			
DESIGN CHECK:	JJR	18/09/2025	
APPROVED:			

JOB NUMBER	7895
SHEET	1 OF 3
SCALE (@ A1)	1:750
REVISION	E
REVISION DATE	18/09/2025

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Last Edited by: Stefan on 28/05/2025 3:02:56 pm C:\(BONISCH)\Bonisch Consultants\Bonisch Consultants Team Site - JOB\7800 - 7899\7895 Tulloch, Feasibility assmt. 805-819 North Rd\06 AutoCAD\7895 - MASTERPLAN.dwg (CONCEPT PLAN)